

62-66077-91-2

WARRANTY DEED IN TRUST

22 537 049

RECORDED FOR DEEDS

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

\*22537049

THIS INSTRUMENT WITNESSETH, That the Grantor

ARCHIE NIKKA, a Widower and not remarried  
of the County of Cook and State of Illinois for and in consideration  
of TEN AND 00/100THS (\$10.00) Dollars, and other good  
and valuable considerations in hand paid, Conveys and warrant unto THE  
FIRST BANK OF OAK PARK, an Illinois Corporation, its successor or  
successors, as Trustee under the provisions of a trust agreement dated the 1st  
October 1973, known as Trust Number 10171, the following  
described real estate in the County of Cook and State of Illinois, to-wit:

The South 1/2 of Lot 5 in Block 5 in Buckingham's  
Second Addition to Lake View in North East 1/4 of  
Section 20, Township 40 North, Range 14 East of  
the Third Principal Meridian, in Cook County, Illinois.

5.00

COOK CO. NO. 016  
18790  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
REVENUE  
10.50

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, lease, sell and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by lease, license, agreement in present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and to renew or extend leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals to partition or to assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person coming the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or any part thereof, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement, and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in deliver every such deed, trust deed, lease, mortgage or other instrument, (c) that said trustee was duly authorized and empowered to execute and that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, title, powers, authorities, duties and obligations of the, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be a trust in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register the same in the certificate of title or duplicate thereof, or memorial, the words "in trust", or "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

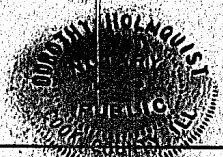
And the said grantor hereby expressly waives, releases, and conveys any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 5th day of November 1973.

Archie Nikka (Seal) Dorothy Holmquist (Seal)  
ARCHIE NIKKA (Seal) DOROTHY HOLMQUIST (Seal)

I, Dorothy Holmquist, Notary Public in and for said County, in the state aforesaid, do hereby certify that ARCHIE NIKKA, a widower and not remarried,

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. Given under my hand and notarial seal this 5th day of November 1973.



Dorothy Holmquist  
Notary Public

First Bank of Oak Park Grantee's Address:  
Box 47 First Bank of Oak Park  
11 Madison Street  
Oak Park, Illinois 60302

3743 N. Sheffield  
Chicago, Illinois  
For information only insert street address of above described property.

This space for affixing Riders and Revenue Stamp

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